

**THE FUTURE OF ST. ELIZABETHS:
CONTINUING THE MAYOR'S COMMITMENT
TO ECONOMIC DEVELOPMENT ACROSS THE DISTRICT**

1) SAINT ELIZABETHS CAMPUS BACKGROUND

The Saint Elizabeths Campus is a designated national historic landmark district, which encompasses over 300 acres of land.

Since 1855 (construction started 1852), it has accommodated major mental health facilities known as Saint Elizabeths Hospital. A major thoroughfare, Martin Luther King Jr., Ave SE, bisects the property into an east campus (approx. 173 acres) and a west campus (approx. 183 acres).

In 1987 the federal government deeded the east campus to the District of Columbia government. A Memorandum of Agreement that accompanied this transfer defines certain obligations and restrictions.

Saint Elizabeths Hospital, operated by the DC Department of Mental Health (DMH), is still in operation on a portion of the east campus. DMH recently completed plans to consolidate their operations to the east campus and to build a new inpatient hospital there. This new hospital building will be completed by December 2005.

The west campus had been under the control of the US Department of Health and Human Services (HHS), which had operated mental health services. HHS has ceased all operations at Saint Elizabeths and the property now falls under the caretaker responsibility of the US General Services Administration (GSA).

The west campus has been deemed by the US government to be excess property, and GSA has funding in place to commence a planning process to determine the most appropriate property disposition approach for the west campus. However, this process is continuing at a slow pace due to Homeland Security evaluations.

This year, the District of Columbia commenced construction of the Unified Communications Center, on a 10 acre site at the northern end of the east campus. The UCC will accommodate the Mayor's Emergency Command Center with the District's Police and Fire 911 service, 311 service, the Mayor's Call Center and the Regional Incident Command Center.

2) D.C. GOALS FOR SAINT ELIZABETHS FRAMEWORK PLAN

The primary goal of the Government of District of Columbia is to maximize the social and economic benefits of this valuable Saint Elizabeths campus asset to the benefit of the neighborhoods East-of-the-River and the entire city.

This redevelopment planning process must identify appropriate uses to be accommodated in new projects and in the adaptive reuse of existing landmark buildings and landscapes, and to establish implementation strategies for making these plans a reality, certainly including public/private development initiatives.

The DC Office of Planning (OP) and its partners, DMH and OCTO, has been charged with developing a master plan and implementation strategy for the redevelopment of the portions of the east campus that will no longer be required by DMH.

It is the goal of OP, with agreement in principle by GSA, that both east and west campuses be planned concurrently, in close collaboration and coordination. The west campus will be transferred out of the federal inventory through a federal property disposition process. The future of this significant asset is of intense interest to Washington, DC.

Goals:

1) Break down the barriers and open up the campus

Ensure that the citizens of the District can enjoy the land and the views over the bluffs.

2) Link the campus to the surrounding neighborhoods

Open St. Elizabeths up to the relationship it shares with its neighbors – its relationship to Martin Luther King Jr. Avenue, to the Congress Heights Metro station and the neighborhoods outside its borders.

3) Attract new uses that have community and city wide benefits

New uses must:

- include new job opportunities for District residents;
- provide opportunities to grow local businesses;
- expand housing choices in Ward 8, making it a place for all generations to live and grow;
- promote cultural heritage;
- provide opportunities for cultural and recreational amenities for the residents of Ward 8.

4) Work together as partners in this process!

Success requires true partnership between the federal government, District government, business leaders and community leaders. Strategies must reflect partnership and show how federal property can be used for local benefit – like what is happening at the Southeast Federal Center.

5) Ensure that the process is open and inclusive.

We have formed a Citizen Steering Committee, made up of ANC members and local organizations to help keep citizens informed and involved in the process.

This process is going to be accessible and easy to understand. There are workshops and meetings for all to attend.

3) MAYOR'S KEY MESSAGES

- Achieve the goals the Mayor outlined in his State of the District Address:
 - create opportunity for all (by bringing economic development to every corner of the city);
 - and bring 100,000 new residents to the District (by building affordable houses, creating employment opportunities and offering the lifestyle amenities that people crave).
- Respect for history of the campus architecture, historic view corridors and historic landscape as well as history of mental health care
- Recent economic booms have pushed the District's growth steadily east and south – Ward 8 and east of the river neighborhoods have benefited in record number housing starts
- Economic growth trends position St. Elizabeth's campus for redevelopment at this time – opportunities to open up the campus for private as well as public uses
- Opportunities to open the campus – both in terms of removing physical barriers as well as private and publicly-oriented uses
- Growing cooperation from federal partners to work collaboratively to ensure opportunities, whether public, government or private, can maximize local benefits
- This process will mark the first time we look at a vision for St. Elizabeth campus in a public process that involves citizens, the federal government and a District government with the capacity to move implementation forward
- Mayor's vision if for all partners to participate fully in this process.